



Upper Street

Islington, N1

Asking Price £475,000

A well-presented and spacious one bedroom apartment on the second floor of this period building location on Upper Street just a short distance from Angel station.

CHESTERTONS



Upper Street

Islington, N1

- Bright one bedroom apartment
- Set within characterful period building
- Modern semi open plan reception/kitchen space
- Located in the heart of Upper Street
- Short distance to Angel Station



A well-presented and spacious one bedroom apartment on the second floor of this period building location on Upper Street just moments from Angel station.

This extremely well located second floor apartment comprises, a semi open plan kitchen and reception room space with the kitchen being modern and well equipped having ample room for a dining table, the reception room is a great size and has a Juliette balcony. The principal double bedroom is light with room for wardrobes and a further Juliette balcony, alongside the bedroom is a tiled bathroom.

Positioned in the heart of Islington, Upper Street is renowned for its vibrant yet sophisticated atmosphere. The area offers an outstanding selection of restaurants, cafés, bars, and boutiques, alongside cultural venues such as the Almeida Theatre. The charming Camden Passage is also nearby, famous for its antiques market and independent shops. For outdoor space, residents can enjoy Highbury Fields and the scenic Regent's Canal, both within easy reach. The property benefits from excellent transport links. Angel Station (Northern Line) provides direct access to the City, King's Cross, and the West End, while Highbury & Islington Station offers Victoria Line and Overground services. Numerous bus routes along Upper Street further enhance connectivity across London. Despite its central location, the apartment enjoys a peaceful and tucked-away setting, perfectly balancing tranquillity with immediate access to one of North London's most desirable neighbourhoods.

Tenure: Leasehold 974 years 1 months

Service Charge: £1750

Ground Rent: £0

Local Authority: (1068) Islington Council

Council Tax Band: D

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	67 D	80 C
39-54	E		
21-38	F		
1-20	G		

Chestertons Islington Sales

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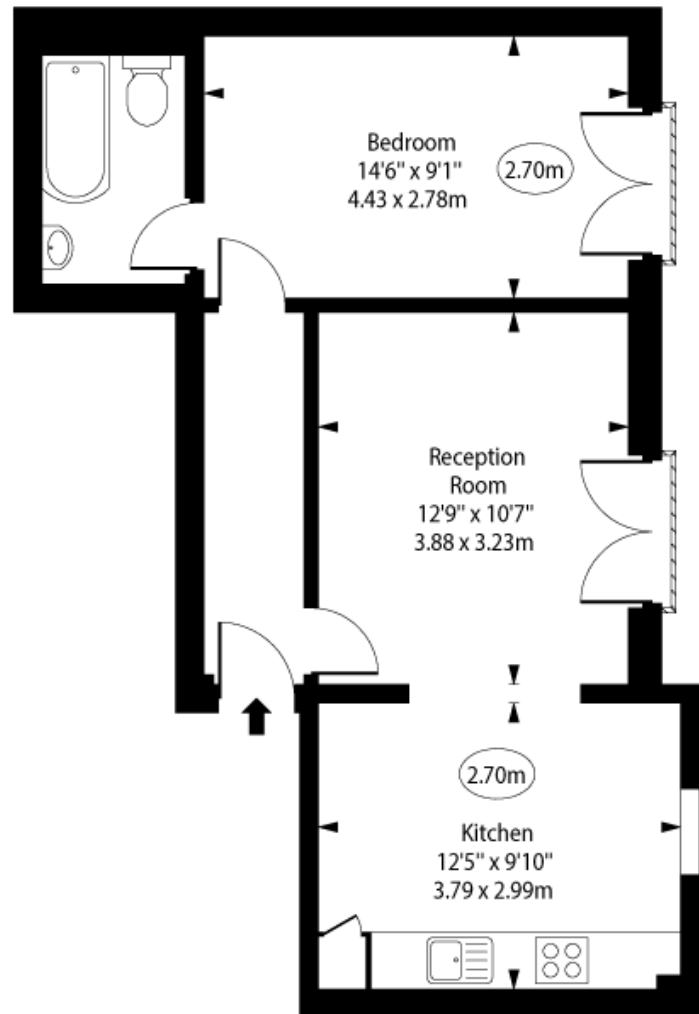
020 7359 9777

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Upper Street, N1



○ - Ceiling Height



Second Floor

Approx Gross Internal Area 505 Sq Ft - 46.91 Sq M

Every attempt has been made to ensure the accuracy of the floor plan shown. However, all measurements, fixtures, fittings, and data shown are approximate interpretations and for illustrative purposes only. Measured according to the RICS. Not To Scale.

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